



City of Lowell - Planning Board

Planning Board Agenda

Monday, November 7, 2022 at 6:30 p.m.

This meeting will occur in-person with the option to join remotely. You can choose to attend in-person in the City Council Chambers, 375 Merrimack Street, Lowell, MA 01852; or you can choose to attend remotely by using one of the following four options to access the meeting:

1. Join via your computer, tablet, or smartphone: <https://lowellma.zoom.us/j/84056127554>
2. Call 646-558-8656 and enter the MEETING ID: 840 5612 7554
3. Watch LTC Channel 99
4. Watch online at: www.ltc.org/watch/channel-99

Review all application documents online at: www.lowellma.gov/1098/Planning-Board

I. Minutes for Approval

10/17/2022 Meeting Minutes

II. Continued Business

Site Plan Review and Special Permit – 35 Varum Avenue, 01854

House of Hope, Inc. has applied to the Planning Board seeking Site Plan Review and Special permits to construct an eight (8) unit apartment building at 35 Varum Avenue. The property is located in the Traditional Single-Family (TSF) zoning district. The project requires Planning Board approval for Site Plan Review under Section 11.4, a Special Permit to extend the existing non-conforming use under Section 4.5.2, and a Special Permit for the maximum driveway length under Section 6.7.2.

III. New Business

Site Plan Review and Special Permit – 776 Lakeview Avenue, 01850

Louis Gagnon has applied to the Lowell Planning Board seeking Special Permit approval and amendment to their Site Plan Review approval to convert the first floor of the existing building into three (3) residential units and two (2) commercial units. The subject property is located in the Neighborhood Business (NB) zoning district. The applicant previously received Planning Board and Zoning Board of Appeals approval to convert the second and third floors into ten (10) residential units. The proposal requires a Site Plan Review Amendment per Section 11.4.2, and Special Permit approval per Section 12.q from the Lowell Planning Board.

IV. Other Business

Approve 2023 Planning Board Schedule

The Planning Board will vote to approve the 2023 Planning Board schedule.

V. Notices

VI. Further Comments from Planning Board Members

VII. Adjournment